

Side Lake 55781

ZIP code · MN · Minnesota > Itasca County

BALANCED MARKET

\$303K

MEDIAN SALE PRICE

+1.7%

1-YR CHANGE

11

SALES (12 MO)

\$273K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 59 / 100

Buyer's market

Balanced

Seller's market

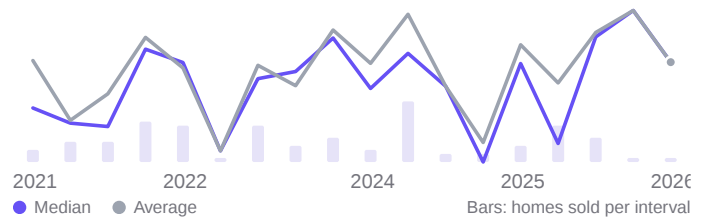
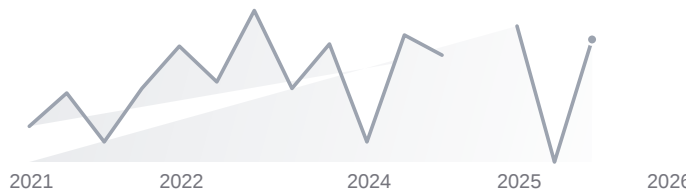
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

59 / 100

Sale prices

Median \$303K · Average \$303K

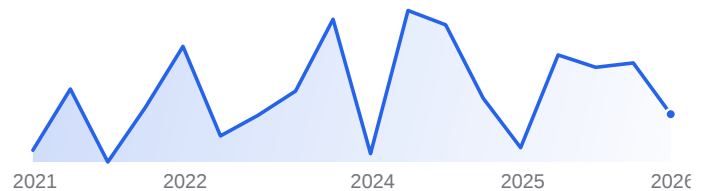
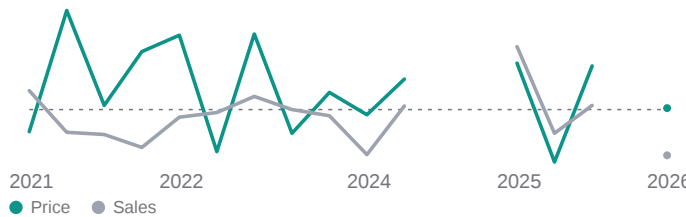


Growth (year over year)

Price +1.7% · Sales -56.0%

Price per square foot

\$199/ft²

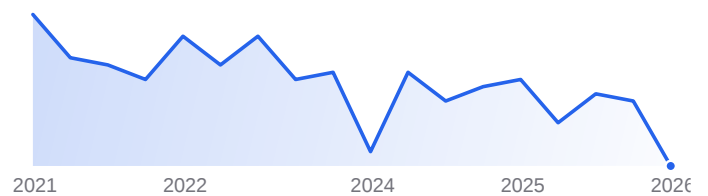
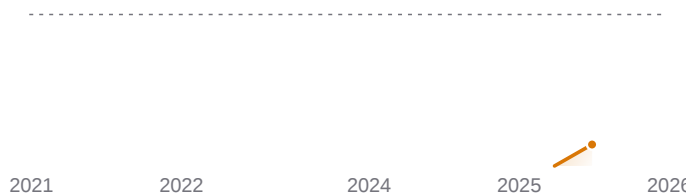


Sale premium vs estimated value

-4.7%

Annual turnover (share of homes sold)

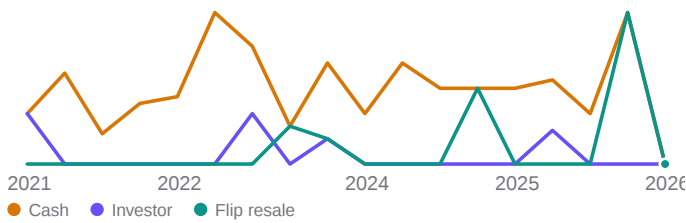
1.0%



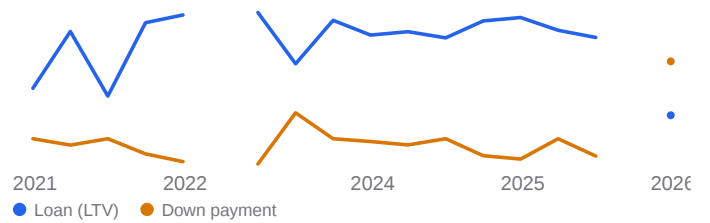
BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 0% · Flip resale 0%

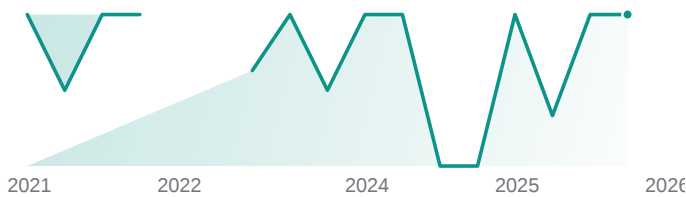


Financing (share of purchase price) Loan (LTV) 34% · Down payment 66%



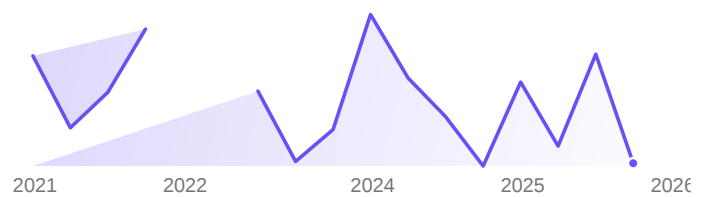
Sellers who sold at a gain

100%



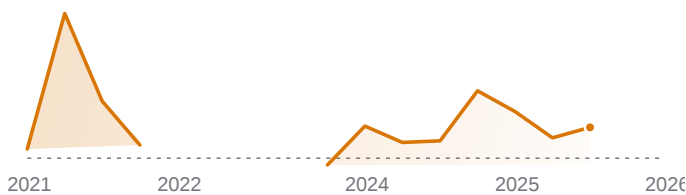
Typical hold before selling

0.6 yrs



Median annualized return at resale

+10.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,143
Median value (AVM)	\$273K
Median size	1,080 ft²
Median bedrooms	2
Median year built	1975
Single family	48%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	5.1%
Owner occupied	43%
Company owned	11%
Median loan-to-value	11%
Typical ownership tenure	16.1 yrs

COMMUNITY

Population	331
Density	4 / mi ²
Median household income	\$67K
Average household income	\$82K
Crime index (US avg 100)	171
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	7
Homes occupied	46%
Bachelor's or higher	19%
Poverty rate	9.1%
Unemployment	0.9%
Average temp	38°F
Annual precip	28 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.